



Fw: Vacation Rental 2765 Crockett Circle
Cody Scheel to: Nicole Retana

04/25/2016 07:38 AM

Thanks Nicole,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 300
San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 07:38 AM -----

From: Linda Grummer <Linda@bellagenova.com>
To: "rvantriet@charter.net" <rvantriet@charter.net>
Cc: "bdgrummer@yahoo.com" <bdgrummer@yahoo.com>, "skapsalis72@gmail.com" <skapsalis72@gmail.com>, "cscheel@co.slo.ca.us" <cscheel@co.slo.ca.us>
Date: 04/22/2016 04:08 PM
Subject: Fw: Vacation Rental 2765 Crockett Circle

Dear Mr. Vantriet,

I am forwarding to you a copy of the email I sent to Cody Scheel at SLO planning department with regard to our vacation rental application and our cause for concern both for our home and person.

Bruce and I may have considered withdrawing our application if neighbors , including you, would have contacted us to discuss their objections in a positive manner . However in light of the bullying and harassment we have endured , we will most definitely be pursuing our application.

This should also serve as notice to you that we found your email including your statement regarding how this turn of events might make life difficult for us in Cabrillo Estates , not only intimidating but threatening as well . Please note that this type of email communication is a federal offense. I have also sent this correspondence to local law enforcement , my son in law who is in federal law enforcement , as well as our attorney.

Regards,

Linda Grummer

From: Linda Grummer
Sent: Friday, April 22, 2016 5:42 PM
To: cscheel@co.slo.ca.us
Cc: bdgrummer@yahoo.com; kapsalis72@gmail.com
Subject: Vacation Rental 2765 Crockett Circle

Dear Cody,

My husband has shared with me all of the opposition emails you have received to date . It appears most of the opposition amounts to the "not in my backyard" mentality. Then there is

this message which I have included below that was sent by a neighbor in back of us that constantly complains to us about something to do with our home . He called my husband this morning to give him a "heads up" about all the negative feedback and advised us that we would become very unpopular if we didn 't withdraw our application. We viewed both his phone conversation and his message as not only hostile in nature but threatening , telling us that this turn of events could make "life very difficult for us in Cabrillo Estates in the future ". It appears that this is turning into a witch hunt and I would hope Los Osos as well as SLO county would frown on this type of intimidation .

[Bob Vantriet <rvantriet@charter.net>](mailto:rvantriet@charter.net) Bruce, I am forwarding this to you for your information . As is said in our phone conversation this turn of events could make live very difficult for Cabrillo Estates in the future . Thank you for liste

To

bdgrummer@yahoo.com

Today at 12:48 PM

Bruce, I am forwarding this to you for your information . As is said in our phone conversation this turn of events could make live very difficult for Cabrillo Estates in the future .

Thank you for listening to me this morning. Los Osos has a long and complex history mostly dealing with growth and the sewer and now water .

Please call me, even if we might not always be in agreement I would like us to be friends and the best of neighbors.

Again, please feel more than free to call me at any time , my phone numbers are 805-286-8848 or 805-5288415

Bob

Please see the associated federal statute with regard to threats made via email and the fact that transmitting threatening messages via e-mail is a federal crime in the United States :

18 U.S.C. § 875(c) states: **"Whoever transmits in interstate or foreign commerce any communication containing any threat to kidnap any person or any threat to injure the person of another, shall be fined under this title or imprisoned not more than five years, or both."**

From the wording of § 875(c) it is clear that the legislator did not require the element of 'intent.' Thus, it is irrelevant if the accused claims he/she did not have the intent to produce any injury on the victim; the mere act of sending the e-mail with threatening messages typifies the criminal conduct and can be easily proven by showing that it was sent to a person in another state, showing the e-mail, and the wording the e-mail contains.

We did not purchase this property with the intent on utilizing it for a vacation rental . It was quite the opposite. However due to an unfortunate family medical crisis we have been unable to move permanently which led us to applying for a minor use permit for a short term vacation rental. This not only allows the home to be enjoyed by others , it does not permit the home to sit vacant. At the same time it also allows a transient occupancy tax to be collected while it is rented. It is a well known fact that an empty home can be a target for theft and vandalism which has a negative impact on a neighborhood while the additional TOT can have a positive impact on communities. Vacation rentals also bring tourists to the area where they shop in local businesses and dine in local restaurants , many of which would not survive without tourism.

A large percentage of people protesting this application are drawing conclusions based on

suppositions that if our home becomes a vacation rental , it will automatically generate more noise, traffic and trash than owner occupied residences . However when we visited for a week in February, there were several Superbowl parties on our block which caused an increase in noise, traffic and trash, the very things most of these people are complaining about . That is a double standard and shouldn't have any basis regarding whether a minor use permit is granted. Our home includes approximately 140 feet of driveway with a three car garage so is more than enough parking. People tend to think because it is a large residence we will rent to large parties of people but with only four bedrooms the home will only accommodate eight . It will be professionally managed therefore we don't anticipate any undue trash or other issues . We take pride in our home and neighborhood and don't want the home to suffer any negative consequences due to it being utilized as a vacation rental . At some point it will be our permanent residence. I have corresponded with a lot of people in the neighborhood however most have taken the bully attitude that if they intimidate and harass us enough , we will withdraw our application.

In light of the threatening tone of the email we received as noted above , as well as the possibility that a federal crime may have been committed we are now considering contacting law enforcement and/or legal representation regarding this situation . I would hate for anyone to think they can simply harass us into withdrawing our application . I would also hope SLO County would not condone this type of behavior either .

Kind Regards,
Linda Grummer



Fw: Permit
Cody Scheel to: Nicole Retana
Cc: bdgrummer, "skapsalis72@gmail.com"

04/25/2016 07:42 AM

Hi Nicole,

Can you please forward? Thanks again,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 300
San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 07:41 AM -----

From: Donna Howard <linedancn@aol.com>
To: cscheel@co.slo.ca.us
Date: 04/22/2016 04:09 PM
Subject: Vacation rental permit

Subject: Fwd: Objection to Vacation Rental Permit
Subject: Objection to Vacation Rental Permit
Importance: High

Dear Cody,

We oppose the permit request of Bruce & Linda Grummer for a vacation rental at [2765 Crockett Circle](#), as well as any further vacation rentals being permitted in Cabrillo Estates. We further decry the upzoning of our R-1 neighborhood to retail and commercial zoning.

**Thank you,
Jim and Donna Howard
320 Travis Dr
Los Osos, Ca**

Sent from my iPhone



Fw: Request to Speak at public hearing regarding Vacation Rental Permit

Cody Scheel to: Nicole Retana
Cc: bdgrummer, skapsalis72@gmail.com

04/25/2016 07:48 AM

Thanks Nicole,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 300
San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 07:48 AM -----

From: Penny Baron <pennybaron@gmail.com>
To: cscheel@co.slo.ca.us
Cc: Robert Baron <robert-baron@uiowa.edu>
Date: 04/23/2016 10:59 AM
Subject: Request to Speak at public hearing regarding Vacation Rental Permit

Dear Mr Scheel,

Many of us in Cabrillo Estates, (but not all) have received notification that the persons who bought the house at 2765 Crockett Circle (Pam & Don Burden's home) have applied for a Minor Use Permit to allow the residence to be used as a vacation rental. The proposed project will be heard by the Planning Department on May 6, 2016 at 9:00am.□

At the public hearing concerning this Minor Use Permit request, we would like to speak on this matter.

Please let us know the process we should follow. Thank you for your attention to this request.

Penny and Robert Baron

232 Travis Drive, Los Osos, CA 93402



Fw: Vacation Rental Permit
Cody Scheel to: Nicole Retana

04/25/2016 07:57 AM

Thanks,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 300
San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 07:57 AM -----

From: Margaret Bertrand <lilymar@me.com>
To: Linda@bellagenova.com
Cc: cscheel@co.slo.ca.us
Date: 04/23/2016 11:29 AM
Subject: Vacation Rental Permit

Dear Linda and Bruce:

I am a Cabrillo Estates resident, living at 260 San Jacinto Dr with my husband, Robert Dodge. I have seen your letter to neighbors and I wanted to contact you about your plans for a vacation rental and provide my input to you personally in advance of the May 6 Board of Supervisors hearing.

For the past six years, at least, I have been a very active opponent of Vacation Rentals in our neighborhood. I have read your rationale for applying for a permit and I sincerely ask you to withdraw it. You are going to create many ill feelings toward your family and I believe there are other ways to solve your difficulties.

I was faced with a gravely ill mother when we moved here in 2003 so I understand the anguish you are going through. I also hear in your letter a desire to enjoy your dream home. I do not know what is practical or possible in your situation. What I did was move my Mother with us to the area. There are many fine places where your mother would be very well cared for. I was like you and did not know places in the area; however, there are numerous resource available to help you find the situation that would be right for her. I would be very happy to relate my experiences to you and give you some places and people to contact. There are also many air services that move ill patients such as your mother to new locations. Her health insurance provider could provide names I suspect; if they can't, I have someone I could contact to get you a name of a good one in Phoenix. Please consider this option.

Many of us — at one point I believe we had a neighborhood petition with over 50 signatures opposing vacation rentals_ have had TERRIBLE experiences with vacation rentals. Most of us believed we were finally done with having to fight these battles and that no more vacation rentals were allowed in all of Los Osos, not just Cabrillo Estates. However, now we are all disappointed, and I dare say enraged, to find this is not the case and we are again having to fight such a matter. None of us are young and we value our remaining days. I fear you are going to be the recipient of all the bitterness that we carry

from not only your application but all past ones we have fought as well as the perceived BETRAYAL and conspiracy our public officials have committed as soon as we looked the other way.

Please retract your application. It is not the way you want to meet your new neighbors.

Best regards,

Margaret Bertrand



Fw: Opposition to Vacation rental at 2765 Crockett Circle

Cody Scheel to: Nicole Retana

04/25/2016 08:01 AM

Thanks,

Cody Scheel
County Planner - Current Planning

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Department of Planning & Building
976 Osos Street, Room 300
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cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 08:01 AM -----

From: Margaret Bertrand <lilymar@me.com>
To: cscheel@co.slo.ca.us
Date: 04/23/2016 11:35 AM
Subject: Opposition to Vacation rental at 2765 Crockett Circle

We wish to speak at the hearing on May 6 regarding this matter as opposed to it. Please put me on the list of speakers. Many thanks.

Margaret Bertrand & Robert Dodge
260 San Jacinto drive
Los Osos, CA 93402-4313

805-528-0704
805-305-9889



Fw: Vacation Rental Permit
Cody Scheel b : Nicole Retana

04/25/2016 08:14 AM

Thanks,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
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San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO n 04/25/2016 08:14 AM -----

From: Margaret Bertrand <lilymar@me.com>
To: Linda Grummer <Linda@bellagenova.com>
Cc: cscheel@co.slo.ca.us
Date: 04/24/2016 10:58 AM
Subject: Re: Vacation Rental Permit

Dear Linda,

Thank you for your response to my letter. I appreciate your frankness.

I can understand why all the antagonism has made you feel very angry. If you were here, we could all sit down together and talk about it. What you may not realize, is that we have all been through this before many times through “proper legal channels” as you suggest and each time we have prevailed. But it had taken much of our time and energy. The reason you are getting such animosity is because it is the umpteenth time for us; for **us**, it is the first time. So people are bitter about again having to do this. We thought the last time we had accomplished a procedure that banned them “once and for all.” I can not tell you how or why that fell apart because I do not know. No one else I have talked to in the neighborhood can either.

I believe — though I can not know for sure— that you are being manipulated by people who want to open up our hill to more vacation rentals than just yours. You could well be a test case for that. To see if we are all paying attention and organize to combat it again **if** they have worn us out . I think that is why you are getting such strong push back from neighbors — to show we are adamantly opposed and will fight it.

We do have diverse opinions about many things and in fact have stood behind one neighbor who has a vacation rental — but she lives in the neighborhood full-time and closely monitors it herself. she has an established track record of being responsible. Hers is “grandfathered in”.. at least that is what we were all led to believe a while back. The realtors, the property managers — many are not to be trusted, as you have unfortunately found out all ready. Some of the politicians and staff are the same. I could give you many examples that when you live here you will be appalled to know about.

In the neighborhood we do the best we can to keep it safe and healthy; people who use vacation rentals often are partiers, drinkers, noisy and not “quiet and elderly” like most of us. I have rented vacation rentals in other cities. I love them. The owners love my husband and I because we cause no trouble. But they had no idea before they rented to us if that would be the case. In one city, the place was stripped of everything that could not be nailed down except the basic silverware & plates. Why? In one city they told us

students on vacation from England had stripped the place, vandalism was done, police were called, etc. In another city they told me Russians were to blame & they had been burned by bad credit cards and bad checks and damage. It is a dicey business.

Let me tell you some things that may give you some perspective on what we have been through.

My own experience with the past one on the corner of my block (no longer active we think) is that garbage over flowed, raccoons got in and upset the cans drawing rats; heavy drinkers would get in the outdoor hot tub nude within sight of the young grandchildren of the neighbor across the street; the people in the hot tub were so noisy at night that the people in the house across the street (both of whom had cancer) had to move to the back bedroom where they could no longer hear the ocean; drunks would ring people's doorbells at night asking where their rental was; people would wander into the yard next door through their gate which frightened the woman whose husband often worked away at night; a group of eight motor cyclist rented the house with many trips up and down the hill each day — none of us are against motorcycles per se, one or two are fine — but eight? etc. Getting the sheriff to come is almost impossible in any circumstance as they are very understaffed. There is no one to monitor activity.

I know it is tempting to just push on and pursue your right to ask for a Minor Use exception to our zoning. Please, please don't do it. It may have unintended consequences for when you live here. I fear you may find yourself faced with many vacation rentals that you dislike. In our hills, sound carries in odd ways and you may feel you are protecting yourself with a vacation rental permit within a certain distance but it is no guarantee. Once politicians start generating hotel use taxes from these type of units, they are bound to want more and more. So what is a 500 foot radius now, easily becomes 300 ft, then 100 ft. etc. You know how it goes.

I hope all of this will give you pause to consider your next steps. I know how upsetting it must be to read emails that are so opposed to what you want to do. I hope I have given you a better understanding of why many neighbors feel so strongly. Please call me, if you would like to talk further.

Kindest regards,

Margaret Bertrand & Robert Dodge

Dear Margaret,

Thank you for your heartfelt message. I appreciate your understanding our situation after dealing with similar circumstances yourself. As an RN, I have spent almost 20 years in health care so this is not an unfamiliar environment for me. However when it is your own family, it is much different. Since my mom's traumatic brain injury she has since suffered a heart attack and small stroke which has caused her mental status to deteriorate even further. Unfortunately she does not adapt very easily when anything in her environment changes and we suspect we won't have her very much longer (she is presently in hospice care) so her team of physicians feel it would not be in her best interest to move her. In addition to working full time with 80% travel, I am trying to get her affairs in order.

We do not wish to cause any ill will with neighbors and I appreciate you contacting me directly rather than the multiple messages of hate mail we have received. As I stated in my letter to neighbors, we tried renting our house for a 31 day trial period and it was a disaster, which is why we decided we would never do it again. We were planning on withdrawing our application but after being inundated with multiple messages that ranged from harassment to intimidation, which unfortunately for me is like waving a red flag in front of a bull, it only made me want to fight it just to prove a point.

I can understand the neighborhood's desperation of not wanting any further vacation rentals, but attacking new neighbors and threatening them when they do something that doesn't meet everyone's approval is not the way to change someone's mind. I would suggest the neighborhood go through the proper legal channels to have vacation rentals banned once and for all by having it added to the homeowners association bylaws. That would prevent this very thing from happening again. We currently live in a historic neighborhood where we have had to change our bylaws to protect our community. If we were living in Cabrillo Estates full time, I would be first in line to head it up. Unfortunately from where we stand, all we see are neighbors who turned against us for having a different opinion than them. It's ironic, we want the same thing but we would prefer to go about it through proper legal channels rather than alienating the neighbor we don't agree with. Lively neighborhoods are made up of diverse people who have different beliefs. It makes me wonder what will happen the next time our neighborhood doesn't share our beliefs.

We will consider our options, but at this time we feel we have nothing to lose. With all of the harsh words that have been shared against us, we have almost lost faith in the very community we looked forward to living in. Turning against people in this manner is not the way to change hearts and minds.

Sincerely,
Linda Grummer

From: Margaret Bertrand <lilymar@me.com>

Sent: Saturday, April 23, 2016 1:29 PM

To: Linda Grummer

Cc: cscheel@co.slo.ca.us

Subject: Vacation Rental Permit

Dear Linda and Bruce:

I am a Cabrillo Estates resident, living at 260 San Jacinto Dr with my husband, Robert Dodge. I have seen your letter to neighbors and I wanted to contact you about your plans for a vacation rental and provide my input to you personally in advance of the May 6 Board of Supervisors hearing.

For the past six years, at least, I have been a very active opponent of Vacation Rentals in our neighborhood. I have read your rationale for applying for a permit and I sincerely ask you to withdraw it. You are going to create many ill feelings toward your family and I believe there are other ways to solve your difficulties.

I was faced with a gravely ill mother when we moved here in 2003 so I understand the anguish you are going through. I also hear in your letter a desire to enjoy your dream home. I do not know what is practical or possible in your situation. What I did was move my Mother with us to the area. There are many fine places where your mother would be very well cared for. I was like you and did not know places in the area; however, there are numerous resources available to help you find the situation that would be right for her. I would be very happy to relate my experiences to you and give you some places and people to contact. There are also many air services that move ill patients such as your mother to new

locations. Her health insurance provider could provide names I suspect; if they can't, I have someone I could contact to get you a name of a good one in Phoenix. Please consider this option.

Many of us — at one point I believe we had a neighborhood petition with over 50 signatures opposing vacation rentals_— have had TERRIBLE experiences with vacation rentals. Most of us believed we were finally done with having to fight these battles and that no more vacation rentals were allowed in all of Los Osos, not just Cabrillo Estates. However, now we are all disappointed, and I dare say enraged, to find this is not the case and we are again having to fight such a matter. None of us are young and we value our remaining days. I fear you are going to be the recipient of all the bitterness that we carry from not only your application but all past ones we have fought as well as the perceived BETRAYAL and conspiracy our public officials have committed as soon as we looked the other way.

Please retract your application. It is not the way you want to meet your new neighbors.

Best regards,

Margaret Bertrand



Fw: vacation Rentals in Cabrillo Estates

Cody Scheel to: Nicole Retana

Cc: bdgrummer, Linda Grummer

04/25/2016 08:27 AM

Thanks Nicole,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
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San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 08:27 AM -----

From: Pat Rygh <pat@theryghs.com>
To: cscheel@co.slo.ca.us
Date: 04/25/2016 07:33 AM
Subject: vacation Rentals in Cabrillo Estates

Both my husband and I object to vacation rentals in Cabrillo Estates. Our neighborhood is a very quiet and calm family oriented group of homes. We have been aware of parties and parking problems in vacation rentals and have no desire to have it happen to us. Please do not let this happen to Cabrillo Estates homes. Dot & Pat Rygh homeowners on 372 Travis Drive.



Fw: Cabrillo Estates Architectural Committee

Cody Scheel to: Nicole Retana

Cc: bdgrummer, Linda Grummer

04/25/2016 08:40 AM

More correspondence please,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
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San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 08:39 AM -----

From: "Bob Vantriet" <rvantriet@charter.net>
To: <cscheel@co.slo.ca.us>
Cc: <asingewald@co.slo.ca.us>
Date: 04/25/2016 08:35 AM
Subject: Cabrillo Estates Architectural Committee

Cody, please open the attached.



Thank you, Robert van't Riet Vacation Rentals Page #20001.pdf Vacation Rentals0001.pdf

Cabrillo Estates Architectural Committee

April 20, 2016

Mr. Cody Scheel, County of San Luis Obispo

Dear, Sir

Cabrillo Estates is a single family residential community which is composed of four development tracts as recorded in the County of San Luis Obispo. These tracts are numbered 306, 307, 310, and 1342.

The owners of lots (developed or undeveloped) in Cabrillo Estates are all members of Cabrillo Estates Property Owners Association (CEPOA), a nonprofit mutual benefit association. CEPOA functions for the mutual good of all Cabrillo Estates residents. Its purposes include the promotion and enhancement of the value and desirability of property, the representation to government on community infrastructure interests and concerns.

Cabrillo Estates is an old residential community dating back to the 19th of May 1964 when the first track map, Tract 306, was recorded. It is a mature and quiet bedroom community.

Track 1342, the last addition to Cabrillo Estates, was recorded in 1989 and its CC&Rs are in effect until 2048.

In 1964 the CEPOA was founded. To ensure the enforcement of the Cabrillo Estates CC&Rs requirement, which exceed those of the County of San Luis Obispo, the Cabrillo Estates Architectural Committee was established. Its function is to review construction and remodel plans for consistency with the established norms of Cabrillo Estates and compliance with the applicable CC&Rs. It has been an integral part in the evolution of Cabrillo Estates for over 50 years and supports of the County of San Luis Obispo in the permitting process.

These 50 years of managed development has shaped Cabrillo Estates into an established and tranquil bedroom community inhabited mostly by retirees. It is not an active beach town

community with interesting shopping and a respectable selection of restaurants like Morro Bay or Cayucos. It is what it is "a dull and quiet place to live".

Over the past 50 years the Cabrillo Estates Architectural Committee has worked in support of the County of San Luis Obispo Planning Department to ensure compliance with applicable CC&Rs and to mold Cabrillo Estates into the quiet and dull bedroom community it is.

Allowing any residential vacation rental in Cabrillo Estates, including the proposed 2765 Crockett Circle residents, would breakdown the character of the community. It would no longer be the mature and quiet bedroom community that we live in.

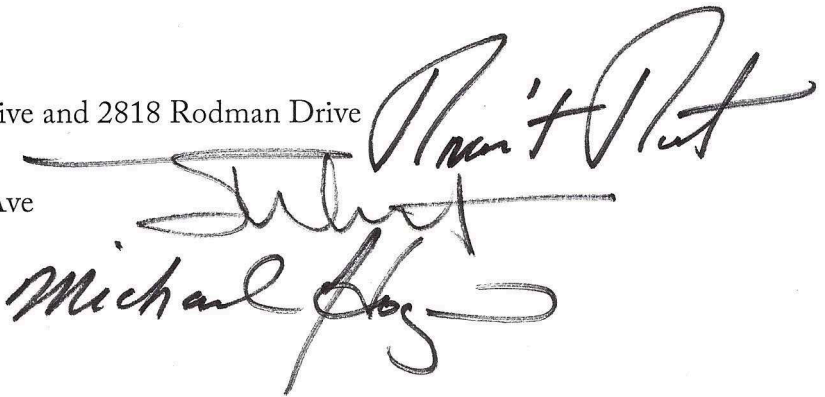
Therefore, based on our long term involvement and our understanding of the nature of the community we the undersign members of the Cabrillo Estates Architectural Committee strongly recommend that the request for a residential vacation rental at 2765 Crockett Circle be denied and that all further request be disallowed.

Committee Members

Robert van't Riet, 2824 Rodman Drive and 2818 Rodman Drive

Jim Whitson, 2589 San Dominico Ave

Mike Hogan, 2496 San Sebastian

Three handwritten signatures are stacked vertically. The top signature is 'Robert van't Riet', the middle is 'Jim Whitson', and the bottom is 'Mike Hogan'. Each signature is written in dark ink and is clearly legible.



Fw: Cabrillo Estates vacation rentals

Cody Scheel to: Nicole Retana

Cc: bdgrummer, Linda Grummer

04/25/2016 03:24 PM

Hi Nicole,

Please post/forward.

Thanks,

Cody Scheel

County Planner - Current Planning

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Department of Planning & Building
976 Osos Street, Room 300
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----- Forwarded by Cody Scheel/Planning/COSLO on 04/25/2016 03:22 PM -----

From: <e@erogersphd.com>
To: cscheel@co.slo.ca.us
Date: 04/25/2016 02:51 PM
Subject: Cabrillo Estates vacation rentals

Dear Cody - this is in response to the email from Sandy Farber regarding the proposed vacation rental at 2765 Crockett Circle.

My partner, Ted Hill and I are retired professors who are in permanent residence in the neighborhood. We value the peace and quiet as we are still working on research and writing at home. We also value very highly the variety of wildlife that finds its way to our yard - we've had fawns born here, as well as wild turkey chicks.

We are strongly OPPOSED to having any more vacation rentals in this neighborhood - by far the noisiest property (and the one with the most traffic) in our vicinity has been the vacation rental house already located on Bowie. Regardless of the diligence of the owners, vacation rentals are often disruptive, with additional traffic and parking issues, and result in some loss of privacy.

Unfortunately, we will be away until mid - May and cannot attend the scheduled hearings, but please feel free to quote our letter in response to the proposed project.

Sincerely,

Erika Rogers and Ted Hill
2727 Rodman Dr.
(805) 550- 9781



Fw: Request for Minor Use Permit for 2765 Crockett Circle Los Osos CA.

Cody Scheel to: Nicole Retana
Cc: bdgrummer, Linda Grummer

04/27/2016 07:47 AM

Hi Nicole,

More correspondence please.

Thanks,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
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San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/27/2016 07:46 AM -----

From: Jim Miller <jmiller077@gmail.com>
To: cscheel@co.slo.ca.us
Date: 04/25/2016 06:52 PM
Subject: Request for Minor Use Permit for 2765 Crockett Circle Los Osos CA.

Atten: San Luis Obispo Planning Department. April 25, 2016

Re : Request for Minor Use Permit for 2765 Crockett Circle Los Osos, CA.

We would like to speak on this matter. It is our understanding that the owners of the above referenced property have requested to be allowed to use the residence as a vacation rental. We want to voice our objection to this and ask that the Planning Department turn down the request. Cabrillo Estates is a residential area for home owners that live in their homes and we want to keep it that way and not turn it into a resort area for tourists. We are not Morro Bay or Cayucos.

The residence is large and so can accommodate a large number of people which can lead to significant noise and traffic. People going to the residence will have to drive uphill past our home. Not only will there be noise from the people who are there for the express purpose of having a good time but having to drive up the hill significantly increases the noise and not just from the increased number of vehicles.

Increased vehicles means more parked on the streets. I believed they are not suppose to park on the street but that does not stop them. At other weekend rentals in the area they park on the street. And considering the size of the residence there will be lot of vehicles. There are no sidewalks in the neighborhood so that people have to walk in the street. Many people in the neighborhood take walks. I take two walks a day with my dog and the narrowing of the streets caused by more parked vehicles just increases the risk that much more. These streets are meant to walk on and move traffic not to act as a parking lot for businesses.

It is our understanding that the owner lives on the east coast. How are they to control the quality of the short term vacation renters? How can they monitor what goes on if they are not local. Having a management group or realtor is not the same thing. It is also likely that the upkeep of the property will not be as good as if it were owner occupied.

It is our understanding that after a similar request a while ago that our neighborhood, Cabrillo Estates, was told that there would be no more new vacation rentals. Apparently that is not the case. And people in public service wonder why more and more citizens no longer trust them. I would also like to object to the fact that even though we are only seven houses away from the property on the same street we did not receive a notice about this issue. We found out from our friends and neighbors.

Respectfully

James and Gabriele Miller
2793 Crockett Circle
Los Osos, CA 93402

Sent from my iPad



**Fw: Minor Use Permit for 2765 Crockett Circle, Los Osos, CA
(DRC2015-00085)**

Cody Scheel to: Nicole Retana
Cc: bdgrummer, Linda Grummer

04/28/2016 01:13 PM

Hi Nicole,

Can you please post?

Thanks,

Cody Scheel
County Planner - Current Planning

County of San Luis Obispo
Department of Planning & Building
976 Osos Street, Room 300
San Luis Obispo, CA 93408
(805) 781-5157
cscheel@co.slo.ca.us

----- Forwarded by Cody Scheel/Planning/COSLO on 04/28/2016 01:11 PM -----

From: Alfonso Cedillo <cedillo1a@gmail.com>
To: cscheel@co.slo.ca.us
Date: 04/28/2016 01:09 PM
Subject: Minor Use Permit for 2765 Crockett Circle, Los Osos, CA (DRC2015-00085)

To: Cody Scheel

Re: County File Number: DRC2015-00085

Assessor Parcel Number: 074-454-013

(2765 Crockett Circle, Los Osos, CA 93402)

This is to inform you that we are opposed to the Grummer's request for a Minor Use Permit to allow an existing single family residence to be used as a residential vacation rental. Our home on Crockett Circle will be directly impacted if this request is permitted as we live only a couple of properties away from the site in question.

This area (Cabrillo Estates) is meant to be a residential neighborhood and that is why we moved and built our home here in 2014. Given that there is no beach access from Cabrillo Estates, a residential vacation rental makes little sense and will only result in greater noise and traffic in the area. Permitting this use will only encourage other owners to convert such single family residences to vacation rentals. We are also concerned about the potential noise and party atmosphere that will result from turning this large single family residence to a vacation rental.

Accordingly please register our opposition to the request and we respectfully request that it be denied.

Alfonso M. Cedillo,
APR 074-454-017